

BOOK 33 30
CERTIFICATE OF PUBLICATION No. 23,863 Eq.
From THE NEWS-POST Frederick, Md. July 26, 1972

**ASSIGNEE'S SALE
OF VALUABLE FEE
SIMPLE REAL ESTATE**
Under and by virtue of the power and authority contained in the mortgage from James A. Maxwell and Ellen W. Maxwell, his wife, to The Thurmont Bank, a body corporate, dated November 18, 1971 and recorded in Liber 864, folio 496, one of the Land Records of Frederick County, Maryland, (default having occurred thereunder), the undersigned will sell, at public auction, at the Court House door in Frederick, Maryland,

on
WEDNESDAY, JULY 26, 1972,
at 10 o'clock A.M. EDT
all that lot or parcel of land situate, lying and being in Thurmont Election District, Frederick County, Maryland and more particularly described as follows: BEGINNING at an iron pin located at the end of the third line described in a deed from A. Luther Knowles et ux to Metz, recorded in Liber 795, folio 396, one of said Land Records, and running thence North 47 deg. 15 min. East 206.00 ft. to a survey marker; thence turning and running South 42 deg. 39 min. 24 sec. East 231.35 ft. to a survey marker located on the Northwestern right-of-way line for the Brice Road; thence turning and running with the right-of-way line South 56 deg. West 208.00 ft. to a survey marker located on the Northeastern line of the Metz property recorded in Liber 795, folio 396 (Fogle to Metz) North 42 deg. 45 min. West 199.71 ft. to the place of beginning, containing 44,361 sq. ft. of land, more or less. The real estate is unimproved and is located on Brice Road just off of Blue Mountain Road.

Being the same real estate which was conveyed to James A. Maxwell et ux by A. Luther Knowles et ux dated November 18, 1971 and recorded on November 19, 1971 in Liber 865, folio 353, one of said Land Records.

Terms of Sale: Cash deposit of 10% of the purchase price will be required of the purchaser or purchasers on day of sale; balance of purchase price upon the final ratification of sale by the Circuit Court for Frederick County, Maryland. Taxes and all other public charges will be adjusted as of day of sale. All costs of conveyancing shall be borne by the purchaser or purchasers.

MANUEL M. WEINBERG
Assignee
SEYMOUR B. STERN
Attorney
James Trout, Auctioneer

This is to certify that the annexed Advertisement of Assignee's Sale was published in The Frederick Post a newspaper published in Frederick County, at least once in each of three successive weeks, the first such publication having been made not less than 15 days prior to sale, and the last such publication being made not more than one week prior to the 26th day of July 1972.

THE NEWS-POST
Per Geo. B. Delaplaine

*Sold
August 10, 1972
Exhibit B*